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*Attorneys for Plaintiff/Counter-Defendant,  
U.S. Bank National Association as Legal Title Trustee  
on behalf of USROF IV Legal Title Trust 2015-1*

**UNITED STATES DISTRICT COURT****DISTRICT OF NEVADA**

USROF IV LEGAL TITLE TRUST 2015-1,  
BY U.S. BANK NATIONAL  
ASSOCIATION, AS LEGAL TITLE  
TRUSTEE,

Plaintiff,

v.

SPINNAKER POINT AVENUE TRUST;  
RIVER GLIDER AVENUE TRUST;  
SATICOY BAY, LLC SERIES 5982  
SPINNAKER POINT AVENUE;  
MOUNTAIN GATE AT SUNRISE  
MOUNTAIN HOMEOWNERS'  
ASSOCIATION; ABSOLUTE  
COLLECTION SERVICES, LLC,

Defendant.

SATICOY BAY, LLC SERIES 5982  
SPINNAKER POINT AVENUE,

Counterclaimant,

vs.

USROF IV LEGAL TITLE TRUST 2015-1,  
BY U.S. BANK NATIONAL  
ASSOCIATION, AS LEGAL TITLE  
TRUSTEE, LLC,

Counter-Defendant

Case No.: 2:17-cv-00445-APG-VCF

**FIRST STIPULATION AND ORDER  
TO EXTEND THE DEADLINE FOR  
TRUSTEE TO FILE ITS REPLY  
BRIEF IN SUPPORT OF ITS  
MOTION FOR SUMMARY  
JUDGEMENT**

**[FIRST REQUEST]****Current Reply Deadline: December 6,  
2022****Proposed Deadline: December 13,  
2022**

Plaintiff/Counter-Defendant, PROF-2013-M4-Legal Title Trust IV, by U.S. Bank National Association, (“Trustee”), and Defendants and Counterclaimants Saticoy Bay, LLC Series 5982 and Spinnaker Point Avenue (“Defendants”) (collectively, the “Parties”), by their attorneys, hereby submit the following Stipulation and Order to Continue the December 6, 2022 deadline for Trustee to File its Reply Brief in support of its Motion for Summary Judgment to December 13, 2022 pursuant to LR IA 6-1 and LR 7-1 (the “Stipulation”). This Stipulation is submitted in good faith and not intended to cause any delay to this Court.

### RECITALS

WHEREAS, Trustee’s predecessor-in-interest filed the instant action on February 9, 2017. *See* Dkt. 1.

WHEREAS, on August 22, 2017 Trustee’s predecessor-in-interest filed an Amended Complaint asserting the following claims: (1) quiet title; (2) declaratory relief; (3) permanent and preliminary injunction; and (5) unjust enrichment (the “FAC”). *See* Dkt. 27.

WHEREAS, on October 10, 2019, Defendants filed their Answer and Affirmative Defenses to the FAC and filed the following counterclaims against the Trustee: (1) quiet title; and (2) declaratory relief. *See* Dkt. 49.

WHEREAS, on November 1, 2022, Trustee filed its Motion for Summary Judgment as to the First Amended Complaint as well as Counterclaimant Saticoy Bay LLC Series 5982 Spinnaker Point Avenue, Spinnaker Point Trust’s Counterclaims (the “Motion for Summary Judgment”).

WHEREAS, on November 22, 2022, Defendants filed their Opposition to Trustee’s Motion for Summary Judgment (“Opposition”).

WHEREAS, Trustee’s Reply Brief in support of its Motion for Summary Judgment is currently due no later than December 6, 2022.

WHEREAS, due to the nature of Defendant’s Opposition and due to Trustee’s counsel having to extensively travel for other matters, Trustee’s counsel requests a brief seven-day extension to file its Reply in support of its Motion for Summary Judgment.

WHEREAS, this Stipulation is submitted in good faith and not to cause unnecessary delay.

*Agreement*

**NOW THEREFORE, IT IS HEREBY STIPULATED** by and between the Parties to this litigation as follows:

1. The December 6, 2022 deadline for Trustee to file its Reply in Support of its Motion for Summary Judgment be extended to December 13, 2022.

Dated: December 6, 2022

**MAURICE WUTSCHER LLP**

/s/ Patrick J. Kane

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*Attorneys for Plaintiff/Counter-Defendant,  
U.S. Bank National Association as Legal  
Title Trustee on behalf of USROF IV Legal  
Title Trust 2015-1*

Dated: December 6, 2022

**ROGER P. CROTEAU &  
ASSOCIATES**

/s/ Christopher L. Benner

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*Attorneys for Defendant and  
Counterclaimants,*

*SPINNAKER POINT AVENUE TRUST,  
RIVER GLIDER AVENUE TRUST, and  
SATICOY BAY, LLC SERIES 5982  
SPINNAKER POINT AVENUE*

**Signature Attestation**

I hereby attest under the penalty of perjury that on December 6, 2022, counsel for defendants approved this Stipulation and gave me permission to electronically sign this Stipulation on his behalf.

/s/ Patrick J. Kane  
Patrick Kane

**ORDER**

**IT IS SO ORDERED.**

Dated this 7th day of December 2022.

  
UNITED STATES DISTRICT JUDGE